

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration and Urban Development Department – Narasimhapuram Gram Panchayat, Bhimavaram Mandal, West Godavari District - Change of land use from Agricultural use to Residential use in R.S.No.61/3 to an extent of Ac.1.17 cents applied by Sri Uddaraju Venkata Satya Surya Srirama Krishna Bapiraju and 2 others – Draft variation – Confirmed – Orders –Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.MS.No.170

Dated:23.08.2014.

Read the following:-

1. From the Director of Town and Country Planning, Hyderabad, Lr.Roc.No.5382/2013/R, Dated:28.05.2013.
2. Government Memo No.13033/H1/2013, MA&UD (H1) Department, Dated:29.07.2013.
3. From the Director of Town and Country Planning, Hyderabad, Lr.Roc.No.5382/2013/R2, Dated:29.11.2013.
4. Government Memo No.11411/I2/2012, MA&UD (I2) Department, Dated:30.06.2012.
5. Government Memo No.13033/H1/2013-2, MA&UD (H1) Department, Dated:8.01.2014.
6. From the Commissioner of Printing, Hyderabad, A.P. Extraordinary Gazette No.14, Part-I, Dated:16.01.2014.
7. From the Director of Town and Country Planning, Hyderabad, Lr.Roc.No.5382/2013/R2, Dated:21.02.2014.

ORDER:

The draft variation to the land envisaged in the General Town Planning Scheme for Bhimavaram, issued in reference 5th read above, was published A.P. Extraordinary Gazette No.14, Part-I, Dated: 16.01.2014. The Director of Town & Country Planning, Hyderabad in the reference 3rd read above has informed that the applicant has paid an amount of Rs.15,000 /- (Rupees Fifteen Thousand only) towards Development charges. Further in the reference 7th read above the Director of Town & Country Planning, Hyderabad has informed that the Panchayat Secretary, Narasimhapuram Gram Panchayat has published the draft variation notification in two daily news papers both in English and Telugu versions. Upon publication no suggestions/ objections received from the public. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

Dr. D. SAMBASIVA RAO
PRINCIPAL SECRETARY TO GOVERNMENT

To

Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Andhra Pradesh, Hyderabad.
The Regional Deputy Director of Town Planning, Rajahmundry, E.G. Dist.

The Commissioner, Bhimavaram Municipality, Bhimavaram, W.G. Dist.

Copy to:

The individual through the Commissioner,
Bhimavaram Municipality, Bhimavaram, W.G. District.

The Collector and District Magistrate, West Godavari District.

SC/SF.

// FORWARDED :: BY :: ORDER //

SECTION OFFICER
(P.T.O.)

NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Bhimavaram Town, the same having been previously published in the Extra-ordinary issue of Andhra Pradesh Gazette No. 14, Part-I, Dated: 16.01.2014 as required by clause (b) of the said section.

VARIATION

The site in R.Sy.No.61/3 to an extent of Ac.1.17 cents of Narasimhapuram Gram Panchayat of Bhimavaram Mandal the boundaries of which are as shown in the schedule hereunder and which is earmarked Agricultural Land use in the General Town Planning Scheme (Master Plan) of Bhimavaram Sanctioned in G.O.Ms.No.951 MA Dt.27.11.1987 is now designated for Residential use by variation of change of land use as the proposed site is surrounded by vacant lands subject to widening of access road to 40'-0" duly insisting entire widening portion in applicant site and also based on the Council Resolution No.9, dated.03.04.2013 and as marked as "A,B,C,D" in the revised part proposed land use map bearing G.T.P.No.40/2013/R available in the Narasimhapuram Gram Panchayat, Bhimavaram Mandal, subject to the following conditions that;

1. The applicant shall obtain prior technical approval from the competent authority before commencement of developmental activity in the site under reference.
2. The applicant shall hand over area affected under the road widening as shown in the plan i.e., 83.84 Sq.Mtrs to the Narasimhapuram Gram Panchayat by way of registered gift deed at free of cost.
3. The applicant shall provide sufficient buffer along field channel passing on eastern and southern sides of the site as per G.O.Ms.No.168, MA&UD, dated:07.04.2012.
4. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUDNARIES

North	:	Vacant land in R.s.No.61/3P
East	:	Existing B.T. Road to be widened to 40'-0"
South	:	Existing 13'-0" wide bund.
West	:	Vacant land in R.S.No.60 of Sri V. Krishnam Raju.

**Dr. D. SAMBASIVA RAO
PRINCIPAL SECRETARY TO GOVERNMENT**

SECTION OFFICER